

084.0

0007

0001.A

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

592,100 / 592,100

USE VALUE:

592,100 / 592,100

ASSESSED:

592,100 / 592,100


**Patriot**  
 Properties Inc.

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
31		SUMMIT ST, ARLINGTON

## OWNERSHIP

Owner 1:	CARTER ROBERT E-ETAL	Unit #:	
Owner 2:	RICHARDS MARILYN W		
Owner 3:			

Street 1: 31 SUMMIT ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry:		Own Occ: Y
Postal: 02474		Type:	

## PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	

St/Prov:	Cntry:	
Postal:		

## NARRATIVE DESCRIPTION

This parcel contains 6,178 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1953, having primarily Wood Shingle Exterior and 768 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	8	Ledge
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6178		Sq. Ft.	Site		0	70.	0.98	6									423,737						423,700	

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	6178.000	168,400		423,700	592,100		53202
							GIS Ref
							GIS Ref
							Insp Date
							10/26/18

1 of 1

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592,100 / 592,100

!6891!

PRINT

Date

Time

12/10/20 21:35:35

LAST REV

Date

Time

04/30/19 15:13:01

apro

Prior Id # 3:

6891

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

## PREVIOUS ASSESSMENT

Parcel ID 084.0-0007-0001.A

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	168,400	0	6,178.	423,700	592,100	592,100	Year End Roll	12/18/2019
2019	101	FV	159,200	0	6,178.	417,700	576,900	576,900	Year End Roll	1/3/2019
2018	101	FV	159,200	0	6,178.	320,800	480,000	480,000	Year End Roll	12/20/2017
2017	101	FV	159,200	0	6,178.	302,700	461,900	461,900	Year End Roll	1/3/2017
2016	101	FV	159,200	0	6,178.	278,500	437,700	437,700	Year End	1/4/2016
2015	101	FV	149,400	0	6,178.	260,300	409,700	409,700	Year End Roll	12/11/2014
2014	101	FV	149,400	0	6,178.	239,700	389,100	389,100	Year End Roll	12/16/2013
2013	101	FV	149,400	0	6,178.	239,700	389,100	389,100		12/13/2012

## SALES INFORMATION

## TAX DISTRICT

## PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	1027-121		3/1/1987		160,000	No	No	Y	

## BUILDING PERMITS

## ACTIVITY INFORMATION

Date	Result	By	Name
10/26/2018	MEAS&NOTICE	HS	Hanne S
3/9/2009	Meas/Inspect	372	PATRIOT
11/18/2000	Mailer Sent		
11/18/2000	Measured	264	PATRIOT
12/1/1981		CM	

Sign: VERIFICATION OF VISIT NOT DATA / / /

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>												
Type: 5	- Cape			Full Bath: 1	Rating: Average			EST BMT.																
Sty Ht: 1A	- 1 Sty +Attic			A Bath:	Rating:																			
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																			
Foundation: 1	- Concrete			A 3QBth:	Rating:																			
Frame: 1	- Wood			1/2 Bath:	Rating:																			
Prime Wall: 1	- Wood Shingle			A HBth:	Rating:																			
Sec Wall:				OthrFix:	Rating:																			
Roof Struct: 1	- Gable			<b>OTHER FEATURES</b>																				
Roof Cover: 1	- Asphalt Shgl			Kits: 1	Rating: Average			1st Res Grid Desc: Line 1 # Units: 1																
Color: GRAY				A Kits:	Rating:			Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O				
View / Desir:				Fpl: 1	Rating: Average			Other																
<b>GENERAL INFORMATION</b>				WSFlue:	Rating:			Upper																
Grade: C - Average				<b>CONDOS INFORMATION</b>				Lvl 2																
Year Blt: 1953	Eff Yr Blt:			Location:				Lvl 1																
Alt LUC:	Alt %:			Total Units:				Lower																
Jurisdict:	Fact: .			Floor:				Totals	RMS: 5	BRs: 3	Baths: 1	HB												
Const Mod:				% Own:				<b>REMODELING</b>				<b>RES BREAKDOWN</b>												
Lump Sum Adj:				Name:				Exterior:	No Unit	RMS	BRs	FL												
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				Interior:	1	5	3													
Avg Ht/FL: STD				Phys Cond: AV	- Average			Additions:																
Prim Int Wall: 1	- Drywall			Functional:				Kitchen:																
Sec Int Wall:				Economic:				Baths:																
Partition: T	- Typical			Special:				Plumbing:																
Prim Floors: 3	- Hardwood			Override:				Electric:																
Sec Floors:				Total:	31 %			Heating:																
Bsmnt Flr: 12	- Concrete			<b>CALC SUMMARY</b>				General:	1	5	3													
Subfloor:				Basic \$ / SQ: 105.00				<b>COMPARABLE SALES</b>																
Bsmnt Gar:				Size Adj.: 1.35000002				Rate	Parcel ID	Typ	Date	Sale Price												
Electric: 3	- Typical			Const Adj.: 0.99989998																				
Insulation: 2	- Typical			Adj \$ / SQ: 141.736																				
Int vs Ext: S				Other Features: 62500																				
Heat Fuel: 2	- Gas			Grade Factor: 1.00																				
Heat Type: 3	- Forced H/W			NBHD Inf: 1.00000000																				
# Heat Sys: 1				NBHD Mod:																				
% Heated: 100				LUC Factor: 1.00																				
Solar HW: NO	Central Vac: NO			Adj Total: 244014																				
% Com Wall:	% Sprinkled:			Depreciation: 75644																				
MOBILE HOME				Depreciated Total: 168370																				
SPEC FEATURES/YARD ITEMS																								
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value	PARCEL ID	084.0-0007-0001.A				
More: N	Total Yard Items:				Total Special Features:				Total:															